

MODERN 3-BEDROOM APARTMENTS IN THE HEART OF LIMASSOL

€ 600 000 — € 760 000

Property Code:	3002	Type:	Sale - Apartment
Location:	Limassol - AGIA TRIADA	Internal Area:	133 m ²
Bedrooms:	3	Renovation:	Modern
Distance to airport:	70 km	VAT:	+VAT
Uncovered verandas, m²:	31		

Property features:

Telephone Line	Store Room	Solar panels for hot water	Double Glazing
Parking	Balcony		

Description:

The building is situated in the heart of Limassol. Located at the nexus of the city's most creative, culturally rich neighbourhoods, the building speaks to the passion for art and the embrace of the carefree, casually luxurious. Nestled next to GLADSTONOS, this building has been meticulously designed with quality and elegance in mind. The location, gives you access to world class shopping, dining, culture and nightlife - making it central to everything one needs. A beloved residential neighbourhood accessible to Limassol's most exciting destinations.

This boutique urban chic apartments consist of Six three-bedroom apartments on the first, second, and third floor and Two three- bedroom penthouses with a roof garden and a swimming pool on the fourth and fifth floor.

Advantages:

Only 8 Apartments
EPC Certificate - Energy Performance Certificate A' rating
Nearby to some of the most celebrated restaurants, cafes, shops, and international private schools
5 to 8 min. walk to the best beaches and Limassol Marina
Gated community with covered parking
All apartments have **1 Staff room** on basement that include en suite shower and kitchen with natural ventilation
Penthouses with private roof garden and provision for a pool spa
High ceilings (3 meters)

Payment Terms:

30% - Deposit
25% - Upon Structure
20% - Upon Brickwork
20% - Upon Delivery
5% - Issue of Title Deeds

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NOTES:

VAT IS NOT INCLUDED IN THE ABOVE PRICES

PRICE INCLUDES A PARKING SPACE, STOREROOM, STAFF ROOM

Available apartments:

101 TOTAL AREA 210 m² PRICE 600 000 euro + VAT

101 TOTAL AREA 230 m² PRICE 670 000 euro + VAT

201 TOTAL AREA 231 m² PRICE 695 000 euro + VAT

202 TOTAL AREA 212 m² PRICE 640 000 euro + VAT

301 TOTAL AREA 209 m² PRICE 680 000 euro + VAT

302 TOTAL AREA 229 m² PRICE 760 000 euro + VAT



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1	3
REA	133 m ²
VERANDA	31 m ²
1 VERANDA	1
A	18.0 m ²
H	6.4 m ²
REA	25 m ²
ACE	1

FLAT 402	3
BEDS	3
COVERED AREA	133 m ²
COVERED VERANDA	31 m ²
UNCOVERED VERANDA	1
STAFF ROOM	18.0 m ²
STORE ROOM	6.4 m ²
SWIM POOL	-
COMMON AREA	25 m ²
PARKING SPACE	1

FLAT 301	3
BEDS	3
COVERED AREA	133 m ²
COVERED VERANDA	31 m ²
UNCOVERED VERANDA	1
STAFF ROOM	18.0 m ²
STORE ROOM	6.4 m ²
SWIM POOL	-
COMMON AREA	24 m ²
PARKING SPACE	1

FLAT 302	3
BEDS	3
COVERED AREA	133 m ²
COVERED VERANDA	31 m ²
UNCOVERED VERANDA	1
STAFF ROOM	18.0 m ²
STORE ROOM	6.4 m ²
SWIM POOL	-
COMMON AREA	24 m ²
PARKING SPACE	1

1	3
REA	133 m ²
VERANDA	31 m ²
4	18.0 m ²
H	6.4 m ²
REA	24 m ²
ACE	1
1	309 m ²

FLAT 302	3
BEDS	3
COVERED AREA	133 m ²
COVERED VERANDA	31 m ²
UNCOVERED VERANDA	1
STAFF ROOM	18.0 m ²
STORE ROOM	6.4 m ²
SWIM POOL	-
COMMON AREA	24 m ²
PARKING SPACE	1
TOTAL AREA	329 m ²

FLAT 401	3
BEDS	3
COVERED AREA	131 m ²
COVERED VERANDA	3 m ²
UNCOVERED VERANDA	49 m ²
STAFF ROOM	20 m ²
STORE ROOM	4 m ²
SWIM POOL	Yes
COMMON AREA	24 m ²
PARKING SPACE	2
TOTAL AREA	333 m ²

FLAT 402	3
BEDS	3
COVERED AREA	133 m ²
COVERED VERANDA	31 m ²
UNCOVERED VERANDA	1
STAFF ROOM	18.0 m ²
STORE ROOM	6.4 m ²
SWIM POOL	-
COMMON AREA	24 m ²
PARKING SPACE	1
TOTAL AREA	329 m ²

